It was rumored in downtown real estate cirries yesterday that Charles A. Gould was the purchaser of the Lord's Court Building, at the southwest corner of William street and Exchange place. The rumor included the assertion that Mr. Gould had given as part consideration the two vacant four story brick buildings at Nos. Stand 88 Wall street, adjoining the twenty-six story skyscraper owned by the International Banking Corporation known as No. 89 Wall street. It was also asserted that John F. Williams intended to erect an office buildings at No. 80. The rumor could not be confirmed.

Frederick Fox & Co. sold for Philip Braender the new twelve story mercantile building, at the northeast corner of Broadway and Great Jones street. The plot is firstly was sold to an investor for cash. Philip Schneider sold for E. Sharum No. 28 East Forty-fourth street, as five the six story discussed that shared the big purchase by John Wanamaker.

Dainiel Blydsafi & Co. sold the five story basement and sub-basement from building. No. 4 While street, size 27x100. The property was sold to an investor for cash. Philip Schneider sold for E. Sharum No. 28 East Forty-fourth street, a five story discussed the five story basement and sub-basement from building. No. 6 West 125x100. The property was sold to an investor for cash. Philip Schneider sold for E. Sharum No. 28 East Forty-fourth street, a five story discussed that the northwest form the first of the five story has enemit house, with stores, on a lot 25x100. The property was sold to an investor for cash. Philip Schneider sold for E. Sharum No. 28 East Forty-fourth street, and the five story and basement dwell-street, a three story and basement dwell-street, a three story and basement

Milchell A. C. Levy bought from the SALES IN BROOKLYN AND LONG vowshend estate a plot at the northwest other of Reade and Greenwich streets, three old buildings, which may be

Pescia & Co. sold for A. Aaron

8.5x100. k Zittel sold for the estate of Al-

First Avenue Dwelling Sold. for a client to S. Levy potenty-third street, a five louse, on a lot 25x100.

sold for M. Perrotta No. y-seventh street, a four louse, 25x75.

kenthaler & Sapinsky and Charles an sold to Bernard J. McGinty No. ark avenue, a four story tenement on a lot 2850 morthwest corner of Sixth h street, a plot 105x114. hm sold to M. Bernhardt

Parisian Sells Fifth Avenue Fint.

Rannon and others leased to Wellabe & Co. Manufacturing Comss. 437 and 430 Fitth avenue for a
twenty-one years, at an annual
f Deeves and others leased to the
House Company the porthwest

Levy bought for a client a lot a story & basement brick dwelling 22 teast corner of Brook avenue as to corner of Brook avenue as to care a basement brick dwelling 22 teast corner of Brook avenue as to care a story between the corner of the

ught from Charles B. Bark-

ration No. 18 East Seventy-fifth side of Severty-third street, sixty-six feet a four story and basement high west of Seventh avenue, to investors, for r will erect a new five story American side of Seventy-seventh street, 110 feet ament dwelling on the site. The Lenox east of Fifth avenue, to investors, for Ernest Kraft; also four lots, south side of Ernest Kraft; also four lots, and the side of Ernest Kraft; also four lots, and the side of Ernest Kraft; also four lots, and the side of Ernest Kraft; also four lots, and the side of Ernest Kraft; also four lots, and the side of Seventy-fourth street, and the side of Ernest Kraft; also four lots, and the side of Seventy-fourth street, and the s aser as to building restrictions, avenue, to investors, for John McCor- 479 provide for an open court between mack; also dwelling in the south side of buildings to admit light and air.

Iann & Samuel sold for James Conway
Lippman & Elseman Nos. 235 and 237

Lippman & Elseman Nos. 235 and 237

Lippman & Elseman Nos. 235 and 237 ast Thirly-second street, two four story of Seventy-fourth street, 100 feet west of the sum of Seventy-fourth street, 100 feet west of the sum of Seventy-fourth avenue, for N. Bohlin to K. Fox; of Seventy-fourth avenue, for N. Bohlin to K. Fox; of Seventy-fourth avenue, for N. Bohlin to K. Fox; of Seventy-fourth street, 100 feet was to fourth for the sum of Seventy-fourth street, 100 feet was to fourth for the sum of Seventy-fourth street, 100 feet was to fourth for the sum of Seventy-fourth street, 100 feet was to fourth for the sum of Seventy-fourth street, 100 feet west of the sum of Seventy-fourth street, 100 feet west of the sum of Seventy-fourth street, 100 feet west of the sum of Seventy-fourth street, 100 feet west of the sum of Seventy-fourth street, 100 feet west of the sum of Seventy-fourth street, 100 feet west of the sum of Seventy-fourth street, 100 feet west of the sum of Seventy-fourth street, 100 feet west of the sum of Seventy-fourth street, 100 feet west of the sum of Seventy-fourth street, 100 feet west of the sum of Seventy-fourth street, 100 feet west of the sum of Seventy-fourth street, 100 feet west of the sum of Seventy-fourth street, 100 feet west of the sum of Seventy-fourth street, 100 feet west of the sum of Seventy-fourth street, 100 feet west of Seventy-fourth street, 100 fe we five story brown stone flats, on a plot west of Third avenue, for W. C. Burns to Madison Avenue Corner Sold. | D. J. Ranney; also No. 335 Seventy-eighth 27

Madison Avenue Corner Sold.

William A. White & Sons sold for the five Heal Property Investing Company of an investor the northwest corner of Indison avenue and Thirty-second street, a six story bachelor apartment house, 1825.

In the McKnight Realty Company resold to an up-State syndicate the Corey farm, consisting of about eighty-nine acres, at Horman Jacoby sold to Morris H. Feder No. 4 West Ninety-ninth street, a five story tenement house.

S. Osgood Pell & Co. sold to a client Nos. 47 and 49 East Sixty-fifth street, two Corey. The price pold by the up-State syndicate for the Thompson Land and Water Company at an advance over the original purchase price from Mr. Corey. The price pold by the up-State syndicate is not given; also resold eleven acres

ast Ninety-seventh street, a four enement house, 25x76. At the Brooklyn Real Estate Exchange By William P. Rae.

At the Brooklyn Real Estate Exchange By William P. Rae.

Change By William P. Rae.

PUSHING AV. ne cor Bedford av. 140x125x—x

Tibird avenue, 23½ feet north of ver avenue.

Berger & Kaufman resold for J.

Leimer to a client No. 13 East 101st a five story double flat, on a lot right and the story double flat, on a lot pright and the story double flat, on a lot pright and the story double flat, on a lot pright and the story double flat, on a lot pright and the store and the

IN THE AUCTION ROOM.

At the New York Real Estate Salesroom to, 14 Vesey street, vesterday the provi-By Joseph P. Day.

five story flat, 25x io.
Son sold for Mrs. M.
Centre street, Nos. 43 and 45, west side,
ast 1234 street, a three 54.5 feet south of Pearl street, 40.9x47.4, to
dwelling, 15x195.

tecorded Leases.

By Peter F. Meyer.

By Peter F. Meyer.

Centre street, Nos. 43 and 45, west side,
ast 1234 street, 40.9x47.4, to
Elm street, 45.3x32.8; three story building;
youndary sale. Sold to E. R. Bowne for By Peter F. Meyer.

Followisg are the plans of new structures reported at the Bureau of Buildings in Manhattan yesterday:—

OH AV, 1.046, for a 5 & 6 story brick dwelling, 22x66; W W & T M Hall, 11 E 42d st, owners; Smith & Prevot, archi-

est comer of Seventh avecest extrement of Seventh avecest entrement of Seventh avecest extrement of Seventh avecest extrement of Seventh extrement on the Seventh extrement on the Seventh extrement on the Seventh extrement on the Seventh extrement of Seventh extrement extre 

ST, 80, w s. 20.10x50; Yettu 5 Meler Pedwe (unige \$22,500) lot 532, map Wakefield, 50x114; Lodato to Maria Glofaglione;

w s, 122.10 ft s of Home Eastern Crown Realty (& to tickman (intge \$10,060).... Moses & Gilckman to Martha

w s. 24% kereg; Anne Gerken ne M Cohen; 4.5 parts. 1 Rosapina H Moller & and Utilida H Moller & and Utilida H Cohen a) Patrick and unite \$100,000 s, 80 ft e of av D, 25,4x75; owitz et al to isidor Berger & \$19,450.

therine Menton & and to omige \$8,000 5 fr e of 10th av. 25x100.5;

d (mtge \$40,000)....s s. 75 w of Lenox av. 25x or Sacks to Samuel Briskman

, 000) 856 W. BSr100; Robert Ranklu Harry Aronson (mage \$24,009). 247 W. 25x00.11; Joseph New-al to Morris N. Daltch (mage Thomboard to John Karssin, Jr.

n e 340 ft w of Brook av.
Alexander Runkin to Rebert
all fitte omige \$10,0000.

506 W 108x809 11: John F.
Rebecca Hanse (mige \$12,000).

n 10 10 ft w of Th av. 150x
atrick Heddy to Simon Uniterlier
tige \$7,000.

15 E. 23 4x104: George H.

all to Max Pashe

s 176 st. h s. Cictona av.
thur av. e s. 24 tots: Auron E.
all to Zachary T Austin; all

ST, s.s. 100 ft w of Wadswordl av. 100; Myer Cohen et al to Henry B n. & ano (muse \$315085) ST, s.s. 350 ft w of 4th av. 25x100; gd W Leskwood to Amanda F Nell-muse \$4,000.

Recorded Mortgages. AARON, David, to C R Tucker, 26th st. n s, 175 ft e of 6th av, 25x08; 5 yrs, 549 D.C. dames, to Annis McFent, lot A, man Mapes est, 3 yrs, 545 p.c. T. Julian, to S. Atter, Madison 80 t. no 116th st, 20x110; dis-908, p.c. Jean, to Kingabridge Real Es-Heath av. w.s. 112 ft s. of vrs. 5 p.c. Centre street, Nos. 43 and 45, west side, by the street of the street, 46.8xf2, three story building; columnary sale. Sold to E. R. Bowne for the corneal a lease of the hotel Nos. 4 to 16 East Twenty-eighth to the Gotham Realty and Control of twenty-one years and street. As a street, 12.8xf3,9xf0,1xf1, vacant; volumnary sale. Sold to F. A. Curry for \$5,000. East Twenty-eighth to company to Nomin N. E. Sage the south of the street, 12.8xf3,9xf0,1xf1, vacant; volumnary sale. Sold to F. A. Curry for \$5,000. East Twenty-eighth is at an aggregate rental of \$1,156,000. Seventy-first street, No. 43 and 45, west side, 51,000. East Control of the street of the

COHEN, Isnac M. to County Holding to, 97,000 (SIME to Brown Invest Co., same prop.)

SAME to Brown Invest Co., same prop.

IV. 6 p. Solid St., 181st at 587; 2 yrs, 5 p.c. (Size of Lorentz St.)

DONNEGON, John A. to M Scully, 181st at 587; 2 yrs, 5 p.c. (Size of Lorentz St.)

FAULHABER, Paul, to C. H. Kappes, 92d at 1, 12, 15 p.c. (Size of Lorentz St.)

FUECK, Saguel Jr., to Morris Samuter & 8,000 50,000 DONNEGON, John A, to M Scully, least 5 P.c. LECK, Samuel, Jr. to Morris Samuter & ano. Stat st. 200 & 211 E; 2 lots, EX 102; 2 mtges, \$24,500; 5 yrs.
ANE, Henry, to tairfel tohen, E Breadwar, n s, 85.1 ft e of Pike st. 25x83; 5 yrs. No. 18 S. So. 11 of The No. 18 No. 18

A.M.E. to same. Pitt st, 102, 202100;
4 Vrs. 0 D. (1024)
4 Vrs. 0 D. (1024)
4 Vrs. 0 D. (1024)
5 Vrs. 0 D. (1024)
5 Vrs. 0 D. (1024)
6 Vrs. 0 D. (1024)
7 Vrs. 0 D. (

Broadway, a e cor 151st st, 17.500

John G. to J Schermer, Park av. 12,000 Berty Danemberg, Clin-(00) 3 yrs, 35 p c ... 23,000 5, to Rest Sahriski, Stam-7,500 to Charles E Ahnemann ty, w s. 75 ft s of road hairch st to Bway, 28x to Metropolitan Sav-

Rempher, owner & contractor. 14.67 FIREPROOFRESIDENCE 25 feet wide,

Satisfied Mechanics' Liens.

REAL ESTATE AT AUCTION.

100 TO CLOSE A PARTNERSHIP. 665-677 Sixth Av 102-104-106 W. 39th St., Southwest Corner.

Silleck Leasehold, 47 Years to Run; the seven four story brick

40,000 buildings, with stores, and handsome six story brick staon S9th st.; size of plot, 4.000 98.9×100, by BRYAN L. KENNELLY, Auc'r,

2,900 at 12 o'clock noon, at the Exchange Salesroom, 14-16 Vescy st., on 2,000 Tuesday, March 28, 1906. Maps, particulars, terms, &c., with Messrs. Wesselman & Kraus,

1,000 Antorneys, 31 Liberty St., or at auctioneer's office, 7 Pine st. 2.000 BRYAN L. KENNELLY, Auc'r, Above 14th St-5th Av. to North River 8,300 Wednesday, March 14, 1906, at 12 o'clock noon, at the Exchange Salesroom, 14-16 Vesey 8t.

Executors' Sale 4.000 Estate Richard Stacpoole, dec'd 2000 302,310,312 W. 40th st. 5,835 The three four and five story front and rear Tenements; size of lots, 25x98.0 each. 736 St. Nicholas Av.,

40,000 BRYAN L. KENNELLY, Auc'r, Wednesday, March 14, 1906, 11,000 at 12 c'clock noon, nt the Exchange Salesroom 14, 16 Vesey st.

Executors' Sale. 45 University Place, 5,000 Near Ninth St.,
the four story brick and stone Building, with
Store and Basement; size of lot, 27x100; exceptionally fine light,

8 Choice Bronx Lots, Bast Side Valentine Av., 5,000 515.82 feet south of Rast 184th st. and about 70 feet north of East 185d st., running through to 4,000 West Side Tiebout Av.; 4,000 Maps. &c., at agetioneer's offices. 7 Pine st. 15,000 S. GOLDSTICKER, Auct'r, 4,500 Five Story Tenement, with

Pleagaint ac, w s. 380 ft s of 210th st. 20x100; 3 yrs. 52 p. 20x100; 3

REAL ESTATE AT AUCTION. JOHN L. PARISH, Auctioneer. Auction Sale of Very Choice Lots and Plots

Located on and near the

THURSDAY, March 15, at noon,

West 122d St., south side, 350 ft. west of Amsterdam av., 25x90.11. 40,000 West 194th St., north side, 400 feet west of Broadway, 50x90.11. 4,000 Riverside Drive and 185th St., south corner, 15,882.70 square feet. Broadway, block front, west side 152d to 153d st., 199.10x125. 3,000 Haven Av. and 169th St., northeast comer, 31.43x106.89. 1,800 Wadsworth Av., block front, east side 174th to 175th st., 189.8x100. Eleventh Av. and 186th St., northwest corner, 114.10x100.

on St. Nicholas av., 301/2 lots. Terms:-20% cash, 80% on bond and mortgage for 2 years at 5%, with priv lege of paying off on 60 days' notice.

Titles insured free of charge to purchasers by policies of The Title Insurance Co. of New York. For maps and further particulars apply to the auctioneers,

PARISH, FISHER & CO., 149 Broadway. 12,000 McVickar, Gaillard Realty Co., 42 BROADWAY.

9,000 EDWARD J. ROBERTS, Auct'r, Above 14th St-5th Av. to North River WILL SELL AT PUBLIC AUCTION FRIDAY, MARCH 9, 1906, at 12 o'clock noon, at the Exchange Salesro

14 and 16 Vesey st. PARTITION SALE 156 Madison Avenue,

83.3 north of corner East 32d st.; a four story and basement Dwelling,
size 16.1% feet x 95 feet.
THOMAS J. L. MCMANUS, REFEREE.
HOLT & GAILLARD, 141 BROADWAY,
Attorneys for Plaintiff.

CITY REAL ESTATE. Borough of Mannattan-For Sale. From Battery to 14th St., Inclusive.

A six story, with store, mercantile Building, near Broadway: elevator; improvements; only \$8.500 cash required; balance savings bank morting \$8.500 cash required; balance savings bank morting \$8.500 cash required; balance savings bank morting \$100 cash required; \$100 cash required; \$100 cash required; balance savings bank morting \$100 cash required; \$100 cash required; balance savings bank morting \$100 cash required; \$100 cash required; balance savings bank morting \$100 cash required; \$100 cash required; balance savings bank morting \$100 cash required; \$100 cash required; balance savings bank morting \$100 cash required; \$100 cash required; balance savings bank morting \$100 cash required; balance savings balance savings bank morting \$100 cash required; balance savings balance savings bank morting \$100 cash required; balance savings balance savings bank morting \$100 cash required; balance savings balance saving 5.500 A client will purchase income Flat Property; brokers protected. NOAH LODER, Attorney, II Wall.

John T. & James A. Farley Price\$62,000-Rents\$6,800 Nos. 30 and 32 East 52d St. The Highest Type of American Basement Houses

Yet Produced. Otis elevators. Describing pamphlets on application.
WINDSOR ARCADE,
Fith av. 46th and 47th sts.

1.027 5th Av., New Fireproof Residence.

JUST COMPLETED.
C. W. LUYSTER, JR.,
S5 Nassau st.
ATTENTION. Investors.—Five story double plact large frontage; good tenants; modern improvements; vicinity of 34th st., west of 3d av.; 15 per cent on investment.
J. REID. 161 East 34th st.
A desirable Dwelling, full size jot, 22d st., between 4th av. and leving place.
INXES & CENTER, 21 EAST 20TH ST. INNES & CENTER, HEAST AND ALL CONTROL OF THE STREET OF THE

EAST SINTIES, BETWEEN 5TH AND MAD-ON AVS. AMERICAN BASEMENT HOUSE, BEAUTIFILE CONDITION; OWNER GOING BEOGRAPH AT TO J. W. MONTEITH, 18, 26 EST 24TH ST. N all about 4% Lots, 230 East 42d st., five by tenement House, size 25x85, with alley for rance to rear under house; suitable for stable storage warehouse; FOR SALE or will LEASE, a term of years. Further particulars on applicion, JOSEPH GORDON, Owner, 38th st, and st River.

ention. JOSEPH GORDON, Owner, 38th st, and Enst River.

MADISON AV., corner 120th; excellent location; big sacrifice quick buyer.

COCHRANE, 2 West 125th.

MIST DISPOSE valorible Corner, 30th, near 1st av., settle quarrel. M. DONOVAX, 100 Herald. SIXVIES. Stone Front, \$23,500; Eldredge, \$10,750 income; 116th corner, \$80,000. BUIL-NETT, 365 5th av.

36 Irving place, corner 16th st., 20x86; three story Buildings; terms easy, price law. GEORGE J. HUMPHREYS, Owner, 55 Liberty st.

79th st.,

Park & Lex. avs., permit only. L. SACHS, owner, 28 West 22d st.

86,000 cash buys five story double Flat, 52 Enst 100th st., near Madison sv., balance five year mortgage; rents \$3,468. PRINCIPAL, 111 Broad-way, room 410.

A.-A.-NEW AMERICAN BASEMENT HOUSES,

and 47 West 72d st., between Central Park I Columbus av.; hest part of finest street in scitz; each house is 25 feet wide; electric pas-age; elevator; five tilled bathworns, &c., WM. DHALER, owner and builder, 571 5th av. APARTMENT House; three minutes' walk from humbus Circle subway station; \$7,000 cash relied; mortgage, long term; investmen; shows er 15 per cont profit; bluss in first class contion and always rented. B. E., 521 Herald. choice Salson, corner, on an avenue near #25% poss-ssion at once; very cheap. Call perally, between 2 and 5 octob, at room 102, William at, or telephone #387—John.

beautiful little brown stone Dwelling, \$3,000 hove \$5,500, at 44, three years, private set; private rear, near "L" station; fire concer, open plumbing, BRAISTED, 2.88 B way, A most advantageous investment; a five story, ngle Apartment; full lot; below Park; good rightorhood; \$40,000; T. B. ROBERTSON, 1,123 Broadway.

Broadway, Corner Subway
Station.

Five story new law, 50x15x147.

Extra large, all outside rooms; modern conventions or in immediate vicinity can be bought of the property of the story new flow, 50x15x147.

Extra large, all outside rooms; modern conventions or in immediate vicinity can be bought of the proposition.

Can prove 15 per cent income on equity after liberal repairs.

MUST SELL, 408 Herald.

ACREGE

Broadway Corners for Sale. Two choice, Broadway Corners with good tax paying buildings, fully rented, pay, five per cent on equity, can be bought at about the present value of the land.

JESSE C. BENNETT & CO., 2.255 Broadway. OLIMBUS AV. Best corner, hest section on

CITY REAL ESTATE. Borough of Manhattan-For Sale.

Broadway Corner Cheap. VACANT: 100x100: EXCAVATED: resently pur-hased at a low price; owner has changed his plans and will sell at a bargath. Jesse C. Bennett & Co., 2,259 Broadway.

DIRECT From Builder.—Claremont av. sectionhigh class, elevator aparement House, 16x150; is
posibly paying 20 per cent; can be increased to
the per cent; can be increased to make the per cent; can be increased to
the per cent; can be increased to make the per cent; can be increased to
the per cent; can be increased to make the per cent; can be seen to the per cent; can be seen to per ce

INVEST \$6,500.

Improvement. Apply COWEN, 52 and 54 Grove ent rental \$17,500, easily increased; equity \$47, st., city.

\$1, city.

\$5,000 to \$100,000 to loan at 5 per cent on first mortgage Maninttan property; liberal appraisement; lowest expense.

MORRIS FRANK, attorney, 90 Nassau st. city.

Above 14th St.—5th Av. to East River

| St. | Company | Co

A choice five story double Flat, well located; Beautifully situated Homes, ranging in price hodern in every respect; tiled bathrooms; savings ank mortgage; terms to suit. Apply to R. H. WILSON,

o and 8 West 20th st., 50 feet x half the block, for \$200,000. SETH E. THOMAS, 51 Maiden lane. Washington Heights. Ahove 125th st, imity and situation are West of Sth Av. vital in the purchase of Real Estate.

HOUSEKEEPING CONVEN-IENT.

MODERN AND DESIRABLE.
SEE IT

SEE 11
and learn what a thoroughly
UP TO DATE, MODERATE PRICED
house is like, 464 West 141st st., between Conyent and Amsterdam avs.

BROKETS, Attention!-Washington Heights,
Dyckman and Bronx Lots: easy ferms. STEHLING REALTY CO., 263 Broadway, owners. DYCKMAN Tract, 209th st., 50x100, \$25,000 202d st., 100x200, \$36,000; near subway; par cash; other Plota. PEFEK, 103 East 125th. ash: other Piots.

ELEGANT single Flat, five stort and Basemen in improvements. OWNER, 575 West fifth at FOR Sale Well located corner apariment H tel. NOT LEASED, at a bargain, for cash, or w consider part exchange. A. S. LAMPHEAR, Pine st., Manhattan,

WASHINGTON HEIGHTS CORNER: four Lots, close to Broadway an 169th st. subway station; SPECIAL price, JESSE C. BENNETT & CO., 2,259 Broadway. 10STH ST, subway station will be opened in a few weeks for choice Broadway corner Plots in new Parkway section for high class apartments; no rock; easy terms. See OWNER, 20 Cedar st., room 312.

CHOICE BARGAIN.

49th st., near Brondway, 21x100;
66th st., near Brondway, 21x100;
66th st., near Brondway, 25x100;
11th st., in the Forties, 25x100;
21 av. cornet, near 420;
FOR PARTICLLARS APPLY TO
ALEXANDER WHSON, 480 5th av.
Telephone, 2518-38th.

EXCEPTIONAL Bleec of Realty; will par profit
40,000 shortly MUST 85x1, 462 Herald. FIRST MORTGAGE LOAN WANTED RENTS ABOUT \$8,400; Wanted, martgage of \$17,000, at 5 per cent, BROKERS PROTECTED.

LEWIS H. MAY CO., 92 William st. MANAGING SPECIALISTS, MANHATTAN. JONES & SON, 425 9TH AV

Borough of Bronx-Sale or Rent. ATTRACTIVE, high class two family Houses 14 large, light rooms, two baths, three tolices private starts; oak trim; stemm heat; open nicke plumbing; built by days' work; overlocking Speed way and Washington Helphits; seven minutes walk from west side elevated, 155th at, station, JUNEPH HARRIES JONES, Owner and Builder, SKEDGWICK AV, AND 165TH ST. BEST APARTMENT AND LOCATION
IN BRONX.
878-880 E. 169TH: 100 FT. STREET,
McKINLEY SQUARE—BOSTON

MUST SELI, 498 Herald.

BARGAIN.—Northeast corner Daily av. and 178th
st., vacant. 132x101. PENNSYLVANIA-NEW
YORK REALTY CO., 7 Pine at.

YORK REALTY CO., 7 Phos st.

BRONX ACREAGES.

EDWARD F. FITZGERALD.

825 Park av., Manhatran.

KINGSBRIDGE Holkhis, view Hudson, Cornel, the room dweling; hard wood; perfect order; subvar running; lots worth \$21,000; price \$20,000; all cash; possession; owner leaving. KEMPSON, PROGRAMS.

mail. MAY LAY SUBSTREECO, successor to McGreedy Co. Columbus and SSth.

COLUMBUS AV.

Fiats, on 60 feer front; a sare people if altered
six Homes; best in the tunneet, fusportion in
wited. LOCHINVAR REALTY COMPANY, OwnBEET G. FAULHABER & CO., 205 Broadway, era; premises. TWO FAMILY HOUSES,

CITY REAL ESTATE.

Borough of Bronx-Sale or Rent. 3,750 3d av., near 171st at.—Pive stary bri-enement, with stores 40x100; pays \$2,500 ne jeome over all expenses. HELIANUE CON TRUCTION CO., 20% Broadway, awasts.

Borough of Brooklyn-Sale or Rent. MPORTANT TO HOME SEEKERS

MALL INVESTORS

5,000 Fort George Av., 200 feet front (opposite Casino) and with 444 feet frontage

TheP.T. Hynes Realty Co

RETURN 16%.

West 114th st., 25 ft., five story, six room, hobble; all modern; mortgages \$25,000.

BIGHT G. FAULHABER & CO., 298 Broadway.

LENOX AV. Corners. - Rig boom coming; excellent future; good value.

CDCHRANE, 2 West 125th.

Borough of Queens-Sale or Rent. The questions of prox-

ELMHURST SQUARE, 16 Minutes from 34th St.

Fare 5c.; is right in line of the new routes of Rapid Transit. We invite the closest investigation into its merits. The only addition in the Borough with sewers and paved streets. On March 15 prices will be advanced 10 per cent.

Call or write now for Transportation Booklet No. 5, with Maps and Views. PARIS & MACDOUGALL,

1,128 Broadway, N. Y.

Tel., 4813-Madison Square,

BELLE HARBOR GREATER NEW YORK, Between Ocean and Bay

Lots \$400 and up Terms to Suit.

With the completion of the tunnels under and the bridges over the East River this property will be within 20 minutes of Manhaftan or Brooklyn.

PRESENT TIME 25 MINUTES. 59 TRAINS DAILY. Property is fully and well improved RIGHDLY RESTRICTED. 20 cottages in the course of srection, Trolley through property, Welte, call or telephone.

ELMHURST. 10 count House; all improvements ecorated; fine location; plot 50x150; \$5,500 ash. JOHN A. RAPKLYE, Broadway, imporet.

LONG ISLAND CITY AND ASTORIA LARGE AND SMALL PROPERTIES

WATER PRONTS on States Tsiand, ANDREW POWELL, 156 BROADWAY. REAL ESTATE-OUT OF THE CITY.

Long Island-Sale or Rent.